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Community Development Program for Caracol - EKAM Housing Project

Quarterly Report – April-June 2016





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FY 2016 Q3 PROGRESS REPORT
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The authors' views expressed in this report do not necessarily reflect the views of the United States Agency for International Development or the United States Government.

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Acronyms and Abbreviations

CAEPA	Comité d'Approvisionnement en Eau Potable et Assainissement
CBO	Community-Based Organization
CDP	Community Development Program
CMC	Community Management Committee
CSO	Civil Society Organization
EPPLS	Entreprise Publique de Promotion de Logements Sociaux
INDEPCO	Institut National pour le Développement et la Promotion de la couture
GOH	Government of Haiti
GOLSA	GOL Sanitation
M&E	Monitoring and Evaluation
NGO	Non-Governmental Organization
PACE	Participatory Action for Community Enhancement
USAID	United States Agency for International Development
UCLBP	Unité de Construction de Logements et Bâtiments Publics
WASH	Water Sanitation and Hygiene

Executive Summary

Global Communities was awarded the Community Development Program (CDP) for Caracol, also known as the EKAM Housing Project, on August 7, 2013. This report covers the activities and achievements under CDP in the third quarter of fiscal year (FY) 2016 (April 1 to June 30, 2016).

Qualitative Summary

The USAID-funded CDP aims to develop a sustainable social housing village where residents, stakeholders and partners have an equal sense of ownership. Previously, the program concentrated on the management of daily life in the social housing village. With facilitation from CDP, residents attended Water Sanitation and Hygiene (WASH) trainings to improve hygiene and sanitation conditions, elected the Community Management Committee (CMC) to plan and oversee housing activities (such as Carnival), and developed a land-use plan that would drive business and economic development in the village and surrounding areas. This quarter, CDP focused on supporting the new CMC and the commissions through trainings, logistic and finance for activities, strengthening the EPPLS capacity, informing residents about the site works, and developing residential spaces.

Our partner, the Entreprise Publique de Promotion de Logements Sociaux (EPPLS), in the Government of Haiti's social housing agency, continues to work with us. Global Communities continued to support EPPLS in managing the village through motivating the residents to pay their bills, improving security, evicting residents and monitoring the program and providing trainings.

Quantitative Summary

Various accomplishments throughout the quarter include:

- Conducting a workshop for the commission members;
- Organizing a community-based activity for the flag celebration in coordination with the commissions;
- 28.3% of residents paid their rent on time (42.5% between one and three months);
- 26.2% of residents paid the water on time (57% between one and three months);
- Organizing a general assembly with the residents and the stakeholders.

Constraints and Opportunities

Global Communities is still awaiting the agreement to rent business spaces. However, given the lack of cooperation of EPPLS, the Ministry of Finance has been negotiated with UCLBP.

With regards to the Village, Global communities is working with EPPLS in continuing to sensitize residents on the need to pay their rent on time.

Throughout the reporting period, the Village was flooded once more on June 13th at night despite the recent work on repairing culverts to properly drain water.

Subsequent Quarter's Work Plan

In the subsequent quarter the CDP program focused on:

- Supporting EPPLS teams
- Launching a bid for the firm in charge of implementing the land use plan in empty spaces
- Utilizing vacant spaces (cultural center, tap-tap station, playground for children, etc...)
- Promoting and renting residential plots
- Visit of the USAID-Haiti head of mission to verify the site work related to flood.
- Visit of a representative of the American Embassy to support us for the residential spaces.

Other key activities for next quarter will include:

- Participatory Action for Community Enhancement (PACE) trainings to
 - Improve livelihood opportunities
 - Foster public-private partnerships
 - Solve sewage and technical problems
 - Allocate a market space to selected entrepreneurs
 - Allocate a plot to individuals interested in building private houses
 -

Governance and Community Relations

Water Bill Payments

The community mobilizers continued sensitizing the residents to the concept of paid services. This process aimed to avoid disconnection of water services by emphasizing the importance of timely payment of service fees.

In April, 41.5% of residents paid their water bills on time and in-full, in May 31.7%, and June 28.2%. In summary, throughout the reporting period 33.8% of residents paid their water bills on time and in full. In comparison, the average for the previous quarter was 32.3%. The rate of water payments slightly increased because of a stronger sensitization of the mobilization team helped by the new platform committees. Concerning the rate of rent payments, they remained stable. Moreover the Global Communities staff focused on the capacity building (financial, data entry, monitoring, etc...) of the CAEPA staff. They are now very efficient in registering the payment of water bills that will provide quicker, more efficient access to information for the field team using the new system implemented in November 2015.

Community Meetings

This quarter, 8 platforms held meetings to explain residents about the future site work (especially the work made on the house) and the house assessment made by DFS Construction. 15 platforms are currently under repairs. Mobilization team highlighted the importance to refer to the platform committee for any question

or information. They also raised awareness on the importance of paying rent and water during these meetings.

Community Management Committee (CMC) Meetings

This quarter meetings with the new CMC were organized. The CMC was informed of all the current and coming activities, and discuss about their role and function. They also were introduced to the community during a general assembly. They also took several initiative such as post a banner to welcome residents and visitors and encourage them keep the village clean.

They supported environment commission to organize the International Environment day and the Sport and Education commissions for the Flag Day, a day of great importance to the Haitian community.

The CMC convene once a week to ensure the monitoring of the activities and to discuss about new opportunities and to plan the meetings with different actors (commission members, platform presidents, Global Communities / EPPLS, etc..)

Operational Support for the EPPLS Site Team

EPPLS Trainings

Global Communities supported and collaborated with EPPLS from the beginning of the program. EPPLS communicated with CMC members and mobilization teams to address unpaid rent so the CMC and mobilization teams can motivate residents to make on-time payments. Additionally, the program highlighted the benefits available when residents paid their bills, which include waste removal, security, public lightening and public space maintenance.

Residents were also urged to participate in relevant meetings and take part in the decision-making processes. Global Communities and EPPLS jointly updated payment status and percentages of on-time payments. According to the training calendar made at the beginning of the project in partnership with them, they participated in two trainings which topic were “Conflict management and Change management” provided by UniQ (Université QUISQUEYA).

Conflicts and Issues

During the reporting period, a strike was observed in front of the DFS Construction office, early in the morning, to complaint to obtain a job. Thanks to the intervention of the CMC which spoke with the DFS supervisor. The demonstrators quickly dispersed as a result of effective intervention of the CMC, who spoke with the DFS supervisor in an effort to mitigate the outcry.

Site Management and Services

Rent Payment and Eviction

Thanks to the mobilizers and the platform committees there were no evictions this quarter, and the payment rate remain stable (30.6% for April and 28.45% for May and 28.3% for June). Despite a weakening national economy and political turmoil, families made a significant effort to pay their bills.

Public Spaces

Every day the EPPLS truck collects and removes trash from the village. Residents who have difficulties paying their rent are recruited to remove the trash and clean the public spaces. The criteria of selection requires that recipients of this benefit have low income and are currently unemployed. The objective is to incentivize residents to pay their rent on time.

This quarter the EPPLS truck has broken down but Global Communities helped to buy the part needed to resume operations.

Septic Tank Maintenance

This quarter 19 septic tanks were emptied by GOL Sanitation (GOLSA), the firm recruited by EPPLS. The septic tanks fill very quickly every time rain falls due to poor percolation within the tanks. This issue will be fixed by DFS Construction.

Commissions

In May, the Education Commission and Sports Commission organized the flag celebration. Commissions worked hard to propose an activity for all of the residents, ranging from the youth to adults. The activities were widely successful. The students of the SEA school participated too.

In June, Environment Commission, at the occasion of the International Environment Day, planted many trees in the public spaces and provide a short training for the commission members

The other commissions had their monthly meetings and submitted a calendar to Global Communities listing future activities.

Social and Economic Capacity Building

Livelihoods

This quarter CMC was in charge to recommend residents to DFS Construction, the firm selected by USAID for site repair. This firm recruited this quarter 475 residents (according their report) to work in the village as unskilled and skilled (bricklayers) workers to do the repairs.

As usual EPPLS recruits residents each month to clean the village. The criteria of selection requires that recipients of this benefit have low income and are currently unemployed. Unfortunately, EPPLS declined to share data from this quarter so we do not know exactly how many residents were recruited.

Private and Public Partnership

An intensive communication was made this quarter to reach all of the people working in the area to rent a residential plot. Informative meetings on site, site visits took place and 24 interested people attended those meetings. Among them ten (10) people rented eleven (11) plots of 300 square meters. Eleven (11) other people were registered to rent a plot but did not pay yet.

Three (3) more businessman came and visited the commercial space because they are interested in opening a bakery and a grocery store and a gas oil.

Challenges

Global Communities and EPPLS continued to deal with sewage and water issues and wait for repair work by DFS Construction.

In June, because of heavy rains, the Village was flooded but construction of bigger bridges are pending waiting for USAID approval.

Activities planned for next quarter:

- Host PACE trainings for newly elected officials and mobilization team
- Host technical trainings for platform committees and commissions
- Solve sewage and technical problems
- Attribute empty plots for private residences
- Ensure clear communication between the residents and DFS Construction
- Sensitize residents to pay water and rent

Pictures



Figure 1: The fanfare during the Flag Day



Figure 2: Vaccination campaign



Figure 3 and 4: Environment day